

HAYES TOWNSHIP
ZONING ADMINISTRATOR REPORT
June 30, 2013

| NAME | LOCATION | PROP. # | DESCRIPTION | APPLICATION # |
|------------|---------------------|---------------------------|---|---------------|
| Greenslade | 08085 Mulberry Lane | 121-012-10, 121-013-00 | Reconfiguration, zoning permit for 30' x 40' x 20' accessory building | 242935 |
| Millard | 7310 Stolt Road | 123-002-30 | 24' x 32' x 10' pole barn accessory building | 242936 |
| Dow | 9232 Boyne City Rd | 002-013-20 | 12' x 21' bathroom addition to Single Residence | 242937 |
| Werth | 06156 US 31 North | 155-003-00 | Home Based Business | 242938 |
| Griffits | Pincherry Rd | 136-005-00 | Pole barn 30' x 56' x 12' | 242939 |

Enforcement/Complaints/Actions

I attended MTA training on “Hot Topics in Planning and Zoning”. The main topics were the Right to Farm Act, and Land Divisions. I received clarification on common questions I have received on the Right to Farm Act. I have been suggesting that all for inquiries for structures used exclusively for agriculture submit a zoning application. Most if not all residents have done so. It was suggested that we should require zoning applications for all agricultural buildings as this would not go against the Right To Farm Act. I will be requiring that in all future cases.

I received a complaint of a nonconforming landscaping business at 10905 Burnet Road. I have visited the property twice noting a minimal commercial presence. I did note that brush, tree branches and other waste seems to be brought in from other land and dumped on the property. I am contacting other state agencies to see if there are laws requiring permits for burning the waste.

I received a complaint on to many dogs, and noise issues associated with the dogs at 08220 Susan Shores Drive. I will be meeting with the owners and inspecting the facilities to see if they will need a kennel permit.

US 31 North I received a complaint of an unpermitted auto detailing business in Bayshore. I visited the site and talked with the gentleman operating the business. He visited me at the township office and picked up an application for a home business which is allowed by the zoning ordinance. *Follow up visit reviewed application and suggested changes to meet ordinance. I asked for total removal of sign from front yard. I received a complete application for a Home Based Business of car and boat detailing, Monday thru Friday, three vehicles a day.*

I received a complaint of an unpermitted “collectable” business at 10845 Maple Grove Rd. I have sent a letter asking for a home business application to be submitted to me. ***I have sent an application and information on a home based business to the owners requesting they submit it.***

119-016-40 I have received a conditional rezone request from the owner of property zoned Neighborhood Commercial behind/adjacent to Americinn. He is asking to rezone to General Commercial and is suggesting developing individually owned storage buildings. The PC could review the case at their July meeting. I requested information from the township attorney on the procedures for a conditional rezone. ***I have received the requested information from the attorney and am forwarding it to the commission members.***

I have visited Eastern Ave Beach Park numerous times last month monitoring usage, and general oversight. Recently the adjacent property owner confronted me over the land ownership issue. The township, by direction of the township attorney moved the adjacent property owners dock to his easement. Discussion followed on the proposed plantings that are to define the property lines and general ownership issues. The property owner stated that if the township were to change anything that he would demand that we bring the property back to its original state. The property owner has moved numerous chairs and tables on to the township beach property. He also has moored two jet skis slightly into the townships riparian rights. ***The trespassing continues on the township property with the adjacent property placing his dock on township property, storing his small boat on the township beach, and complaints of harassment of the public using the beach. I have communicated these issues to the Supervisor and Clerk.***

I continue to have land and zoning information requests from realtors, appraisers and private individuals.